

planner Tony Dater

Members absent: alternates Shawn Bennett and Christine Watson

1. Call to Order: at 7:00 PM by the Chair

2. Secretary's Report: meeting minutes of 9/20/17 – a typo was found on the first page, end of the first paragraph – “bee” should be *been*. On a motion by Hutch, seconded by Matt, the minutes were so moved and accepted as corrected.

3. Old Business: None

4. New Business: None

5. Discussion: Report on Jensen & Baird Seminar that Hutch, John, Matt and Tony attended. All agreed the food was good. Matt thought the senior attorneys spoke well; the juniors not so much. Most attention was paid to the marijuana issue. There was some mention of the updating of MUBEC and IOC but nothing specific regarding the Tiny House issue.

John spoke about a caution raised at the seminar where towns' sign regulations restrict content. Sign regulations must be “content neutral” and so we reviewed ours and found no requirements that deal with content at all.

The program from the seminar shows many changes in laws that may impact Pownal and the Planning Board. Those members that didn't attend may want to borrow a copy to review.

PM) to voice concerns with them and see how the Single Lot and Site Plan problems can be solved. (See attached sheet with talking points).

Tony said he had no report this month.

6. Other: mistaken references were found in the Site Plan Ord. Page 13, b.3 – “4 A-D” should be 2 *a-d* and on P.14, 9. Signs should refer to Section 12, not “13”. Liza will check with the town office to see how these corrections should be correctly done.

John said if the town wants Tiny Homes to have to be on foundations, rather than wheels, that is okay according to Jensen & Baird. We should amend the definition for Dwelling, as Russ Schmidt suggested, by adding: *A dwelling unit in Pownal is considered a permanent structure that is built on a foundation, frost wall or slab.* This will have to be done at town meeting.

CMP is looking at Pownal for possible expansion in order to supply Massachusetts with more electricity from Canada. While it would mean additional tax dollars for town it would also likely wipe out the field and trees across Allen Rd. from the substation.

7. November Agenda: Review discussion with Selectmen  
Update Applications and Checklists

8. Adjournment: At 8:55 PM

Respectively submitted,